







3 Manhattan Drive, Eagleby

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FIRST OPEN THIS WEEKEND! MOVE IN BEFORE CHRISTMAS - add to plan today!

REGISTER YOUR INTEREST NOW AND BOOK YOUR INSPECTION WITH US TODAY!

Eileen Chen and Benjamin Waite alongside LJ Hooker Property Collective are proud to present 3 Manhattan Drive, Eagleby - a refreshed four-bedroom home offering space, flexibility and plenty of potential, tucked away in a quiet cul-de-sac street.

Vacant, freshly painted and finished with new flooring, the hard work has already begun. Whether you're searching for your first home, more room for the family or an investment ready for its next chapter, this is an opportunity to simply move in, unpack and make it yours.

At the heart of the home, the kitchen, dining and living areas come together in a practical central layout designed for everyday living. Four bedrooms provide flexibility for growing families, guests, working from home or simply having that valuable extra room.

But it's outside where 3 Manhattan Drive offers even more

FOR SALE
Please Call

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We cannot guarantee or give any warranty about the information provided.
Interested parties must rely solely on their own enquiries.

possibilities.

The owner has cleared the side of the property, creating excellent side access and additional usable space with potential to accommodate a boat, caravan, trailer, jet ski or even an additional shed, subject to any relevant approvals. If you've been searching for a home with somewhere to keep the toys, create extra storage or simply enjoy more usable outdoor space, this is well worth a closer look.

The generous front yard presents another opportunity. For buyers wanting greater privacy and a more enclosed outdoor environment, selected marketing images include an illustrative concept showing how PVC fencing could help reclaim the front yard and create a more private, usable space connected to the home.

- Please note: the white PVC front fencing shown in selected marketing images has been digitally added for illustrative purposes only and does not currently exist at the property. Buyers should undertake their own enquiries regarding feasibility, property boundaries and any required approvals.*

With the property vacant and ready to go, there's no tenancy to work around and no lengthy wait to get started. Move in now, add your own personality over time and take advantage of a home that already offers the space, access and fundamentals to create something of your own.

Our seller's instructions are clear - this property is to be sold. If 3 Manhattan Drive ticks the boxes, don't sit back and watch. Inspect the home, see the potential for yourself and make your offer.

Property Features:
• Four-bedroom home positioned in a quiet cul-de-sac street
• 21m frontage with no easements
• Vacant and ready to move into
• Freshly painted throughout
• New flooring
• Central living and dining area
• Functional kitchen with ample storage
• Family bathroom with separate toilet
• Built-in storage
• Covered porch/outdoor area
• Single garage plus additional carport
• Excellent side access with the area already cleared
• Potential space for a boat, caravan, trailer or jet ski
• Scope for an additional shed, subject to relevant approvals
• Generous front yard with plenty of potential e.g Illustrative PVC fencing concept shown in selected marketing images
• Move in now and make it your own!

Why Eagleby?

Positioned between Brisbane and the Gold Coast, Eagleby offers buyers a convenient location with established local amenities, schools, parks and shopping close by, while easy access to major transport connections makes travelling north towards Brisbane or south towards the Gold Coast straightforward.

For buyers who value space, practicality and the ability to add their own touches, 3 Manhattan Drive brings it together in a quiet residential setting.

Four bedrooms. Freshly updated. Vacant. Side access. Room for the toys.

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The owner is ready to move forward - now it's your opportunity to make 3 Manhattan Drive yours.

Contact Eileen Chen and Benjamin Waite today to arrange your inspection or attend the next open home.

Disclaimer: While every care has been taken in the preparation of the information contained in this marketing, LJ Hooker Property Collective and its representatives accept no responsibility for any errors or omissions. All information is considered correct at the time of publication. Interested parties should make their own enquiries and rely on their own investigations to verify the accuracy of the information contained herein.

MORE DETAILS

Property ID	1XZSGRF
Property Type	House
Land Area	409 m2
Including	Air Conditioning Courtyard Outdoor Entertaining Floorboards Built-in-Robes Secure Parking







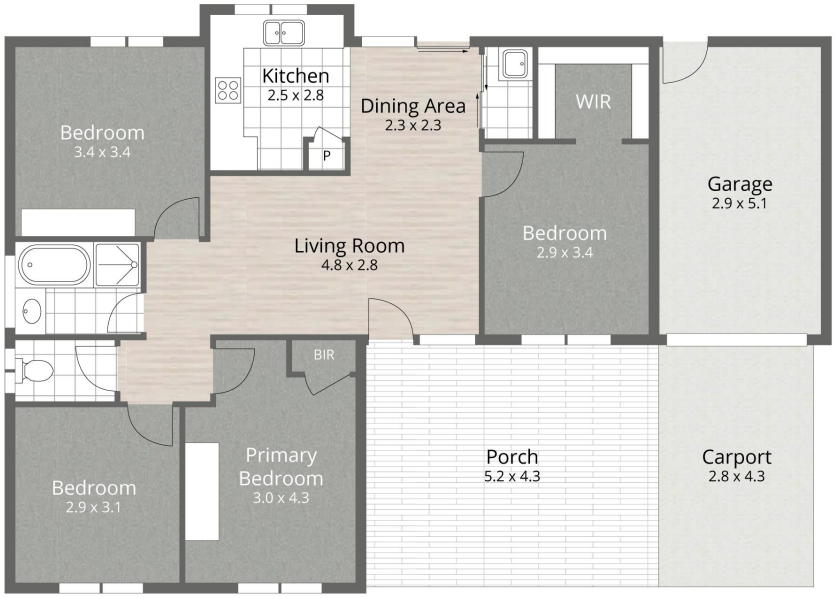




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95 m2 Internal
49 m2 External

144 m2 Total

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Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other item are approximate and no responsibility is taken for any error, omission, or misstatement. This plan is for illustrative purposes only and should only be used as such by any prospective purchaser.

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